



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Authorize City Manager to Execute Lease Agreement with AirTouch Cellular at Water Tower, 125 North Stockton Street

MEETING DATE: February 3, 1999

PREPARED BY: Public Works Director

RECOMMENDED ACTION: That the City Council authorize the City Manager to execute a lease agreement with AirTouch Cellular for the purpose of installing a small equipment building on City property and erecting an antenna on the City's elevated water tank.

BACKGROUND INFORMATION: AirTouch recently approached the City about an antenna site in the Downtown area. As mentioned at the January 20 meeting, we considered using the existing radio tower at City Hall, but could not identify a suitable place for the 12-foot x 20-foot equipment building. The stadium property was also considered, but AirTouch said it was too far from the Downtown core for their needs. We settled on the Parks and Recreation yard/water tank as an acceptable site as long as the antenna could be mounted on the tower column. AirTouch proposes that three panels (8 feet tall, 1 foot wide), painted to match the tower, be installed vertically at 95 feet, just below the tank. The equipment building will be located on the ground north of the tower, inside the fenced area. Wires will run up the inside of the tower and will not be easily visible.

AirTouch intends to temporarily install one of the panels on the tank to demonstrate exactly what the panels will look like when in place. Pictures will be taken of the installation and presented at the meeting.

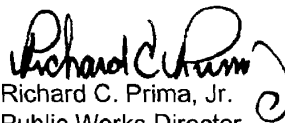
Below is a table comparing the terms of this proposed lease with the lease the City has with AT&T Wireless for a similar installation at the Municipal Service Center.

Proposed AirTouch Site	AT&T Wireless Site
400 square feet	1,200 square feet
\$550/month payable annually in advance (\$6,600)	\$650/month payable quarterly in advance (\$7,800)
4% or CPI annual increase, whichever is greater	CPI increase at term anniversary, no more than 25%
20-year term with 3 additional 5-year options	5-year term with 5 additional 5-year options
\$2,500 one-time processing fee	\$650 one-time option fee
Provision for AirTouch participation on a square-footage pro-rated basis on costs to improve the site frontage, fencing or landscaping, not including City building improvements	Only responsible for its equipment.

AirTouch will take out a building permit and satisfy any structural or code requirements regarding attachments to the tower.

The City Attorney will review and approve the proposed lease once Council gives approval to proceed.

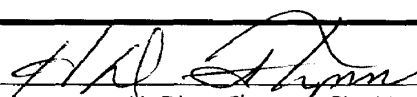
FUNDING: Not applicable. Lease will provide the City with additional General Fund revenue of \$6,600 per year.


Richard C. Prima, Jr.
Public Works Director

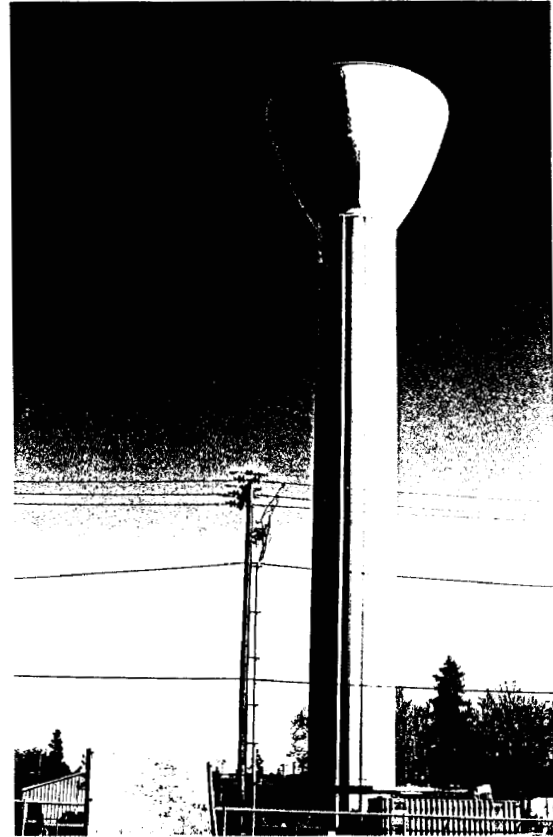
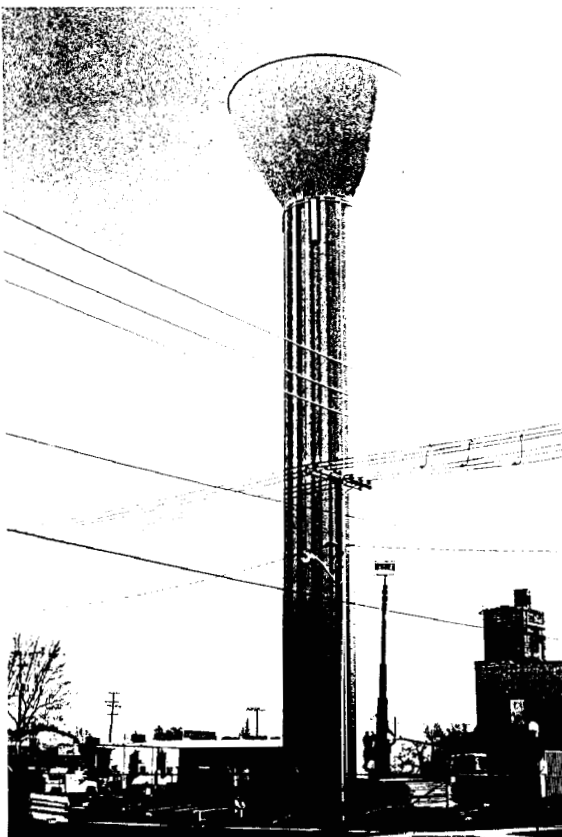
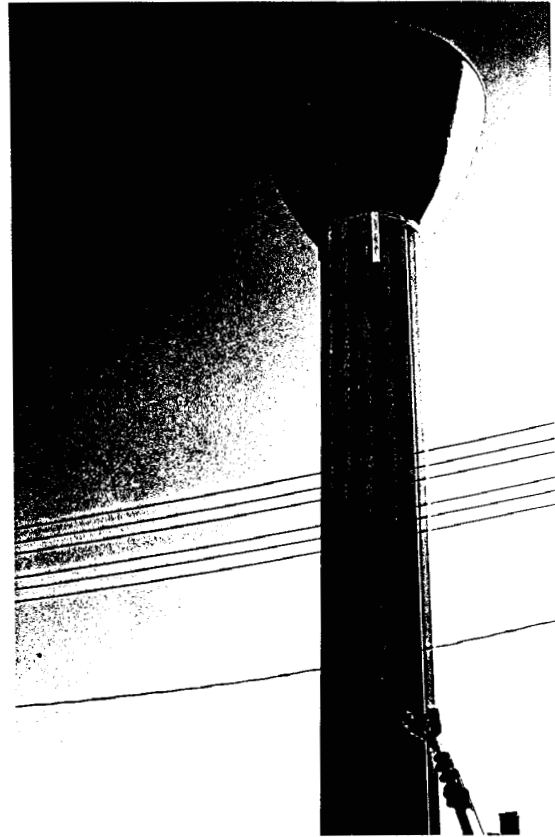
RCP/SB/lm

cc: Parks and Recreation Director
Finance Director
Water/Wastewater Superintendent
AirTouch Cellular

APPROVED: _____


H. Dixon Flynn City Manager

**AirTouch Cellular's Temporary Installation
on
Lodi Water Tower, Main and Locust Streets**



Photos taken February 3, 1999

EXHIBIT "A"

LAUGENOUR AND MEIKLE

JANUARY 26, 1999

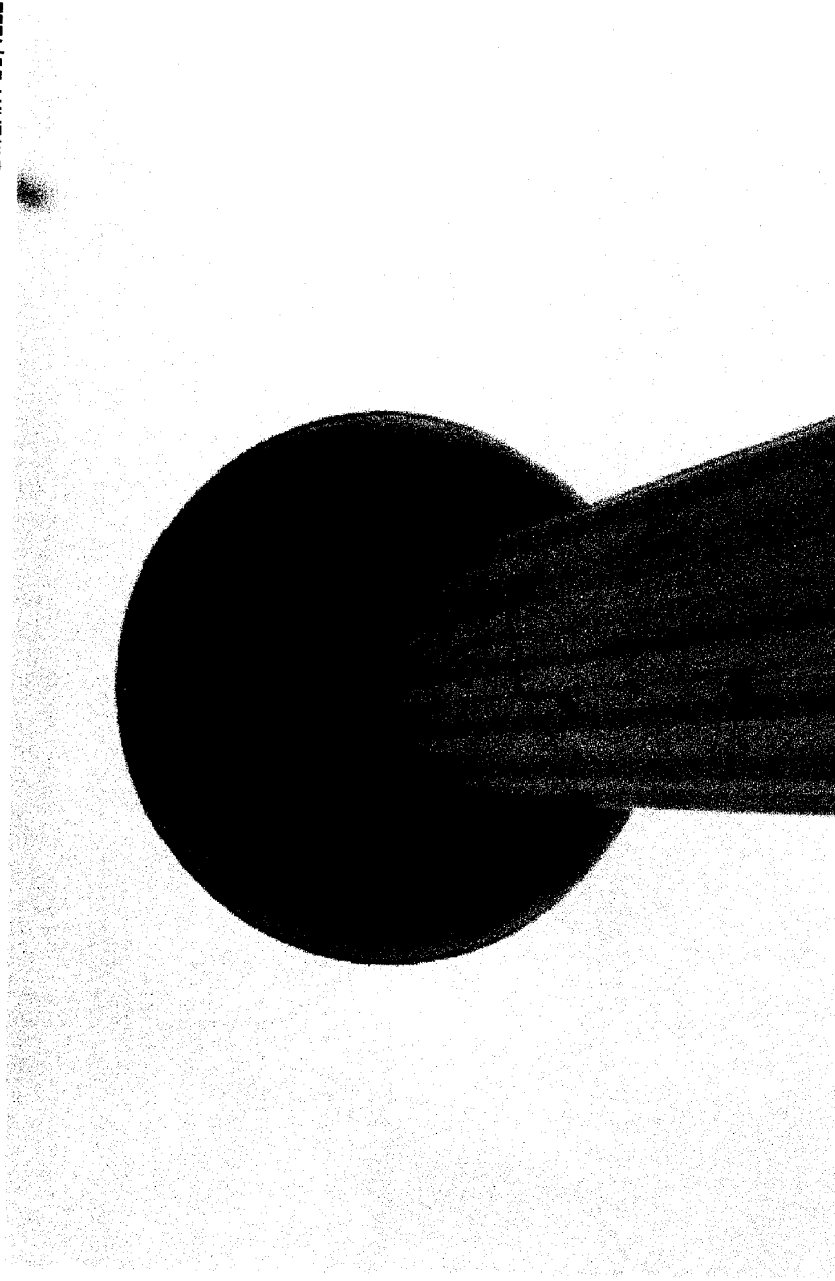


**AIRTOUCH CELLULAR, LODI CENTRAL
LEASE SITE**

EXHIBIT "B"

LAUGENOUR AND MEKLE

JANUARY 26, 1999



AIRTOUCH CELLULAR, LODI CENTRAL
LEASE SITE